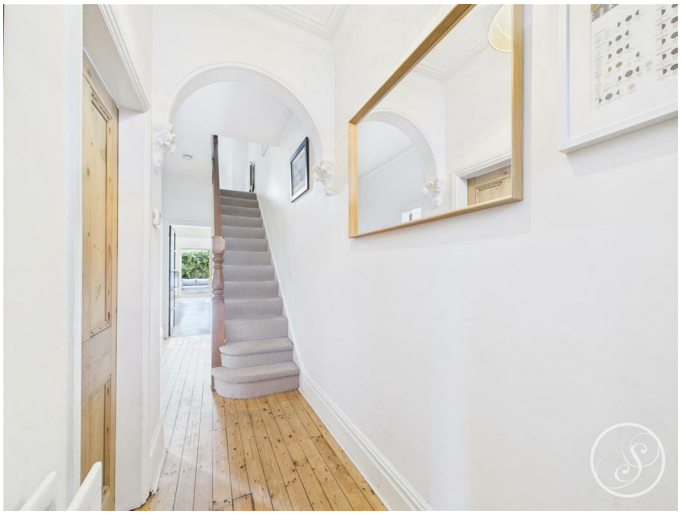
Stoneacre Properties

# Carter Mount, Leeds, LS15 7BJ

## £375,000

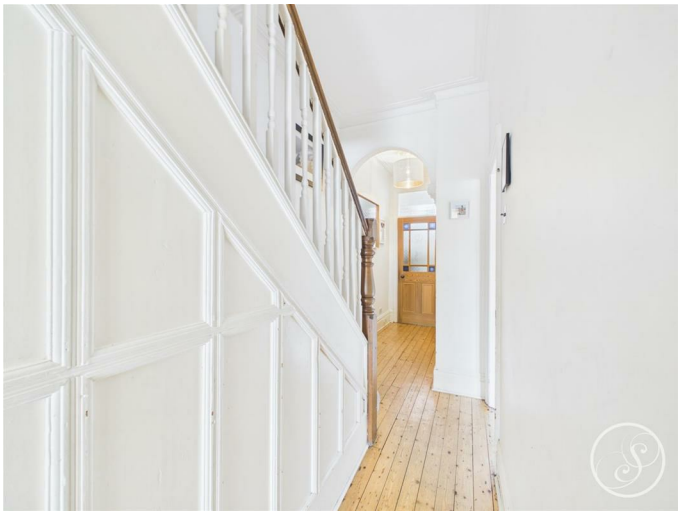
Situated close to Temple Newsam Park and Crossgates train station is this splendid Edwardian mid-terrace house that offers a perfect blend of period features and modern living. With four spacious bedrooms and a well-appointed bathroom, this property is ideal for families seeking comfort and style. As you enter, you are greeted by a welcoming entrance porch that leads into a generous entrance hall. The lounge boasts high ceilings and a feature fireplace, creating a warm and inviting atmosphere. Adjacent to the lounge is a delightful dining room, perfect for entertaining guests or enjoying family meals. The large modern kitchen is equipped with built-in appliances, making it a joy for any home cook. The first floor accommodates two double bedrooms, providing ample space for relaxation, while the second floor features two additional bedrooms, ideal for children or guests. Each room is filled with natural light, enhancing the home's airy feel. Outside, the property is complemented by a charming front garden, with steps leading up to the front door. The rear garden is a true delight, featuring a well-maintained lawn and a patio area, perfect for summer barbecues or simply enjoying the outdoors. This lovely family home is not only spacious but also conveniently located, making it an excellent choice for those looking to settle in a vibrant community. With its blend of character and modern amenities, this property is sure to impress.

## Entrance Porch



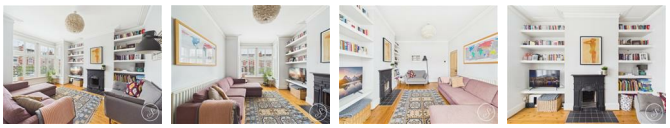
External door to front. Door leading into entrance hall. Ideal space for the removal of coats and shoes.

## Entrance Hall



large inviting entrance hall with staircase leading to the first floor. Under stairs storage cupboard. Central heating radiator.

## Lounge



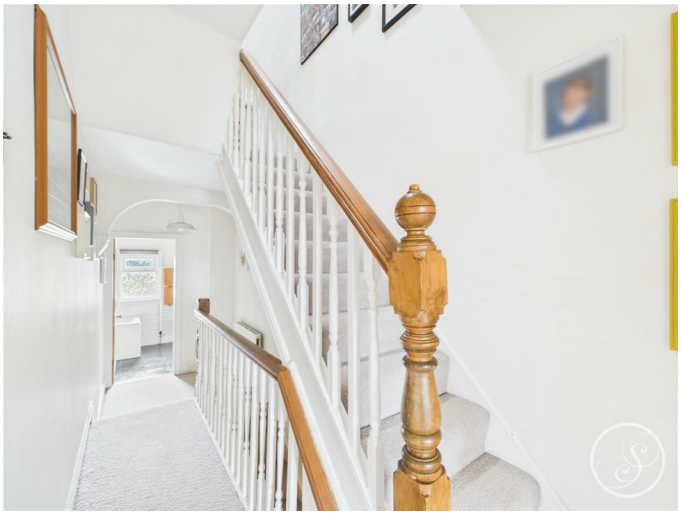
To the front is a bay widow that benefits from beautiful shutters. The focal point of the room is the stunning open fire. In addition there is also a central heating radiator.

## Dining Room

## Kitchen

This stunning kitchen with vaulted ceiling and skylights has recently been installed and is finished to a great standard with built in appliances including an electric oven and hob with stylish extractor fan over, washing machine and tumble dryer. There is also space for an America style fridge/freezer. To the side there are two double glazed windows each with modern shutters and to the rear double doors lead out to the garden. In addition there is a tall central heating radiator.

## First Floor Landing



Staircase leading to the second floor. Access to bedroom one, two and the bathroom.

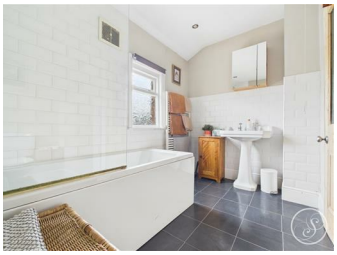
## Bedroom One

This large bedroom is a stunning place for relaxation. To the front two unique double glazed windows that benefit from modern shutters allow ample of natural light.  In addition there is built is wardrobes and a central heating radiator.

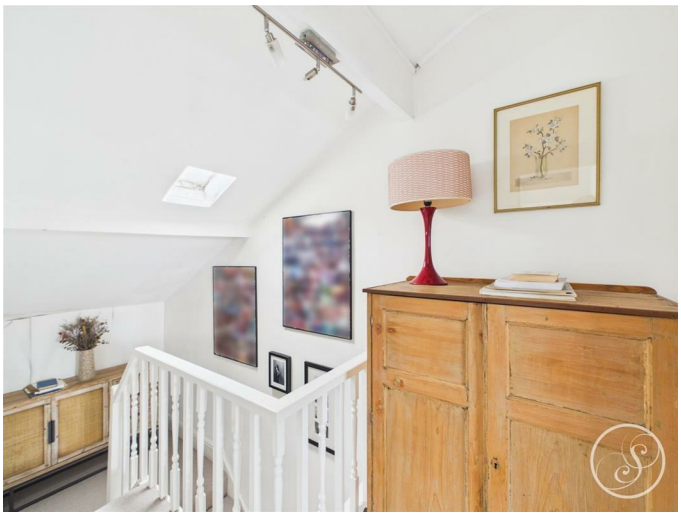
## Bedroom Two

To the rear is a double glazed window. Central heating radiator.

## Bathroom



## Second Floor Landing

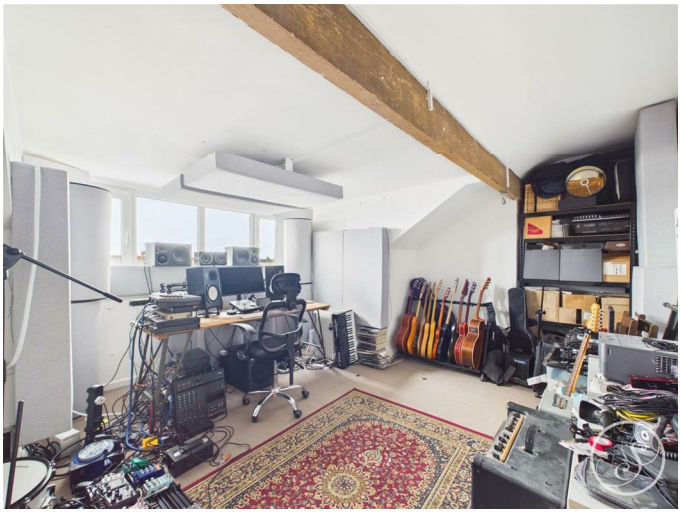


Access to bedroom three and four.

## Bedroom Three

To the rear is a double glazed window. Central heating radiator.

## Bedroom Four



To the front is a double glazed window and a central heating radiator.

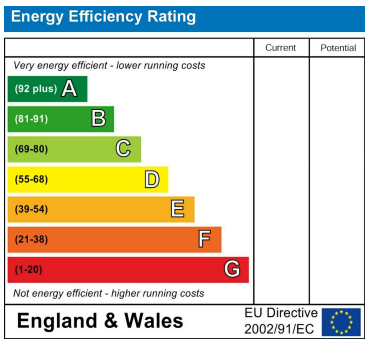
## External

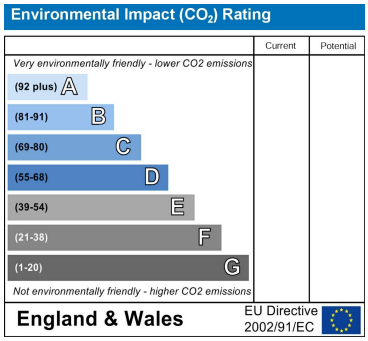
To the front is a garden with steps leading up to the front door. To the rear is a lovely garden that is ideal for children to play or out door entertaining. In addition there is also a garage that is ideal for storage.

## Floor Plan

## Area Map

## Energy Efficiency Graph

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